

**LAND AUTHORITY GOVERNING BOARD  
AGENDA ITEM SUMMARY**

**Meeting Date:** October 19, 2005

**Division:** Land Authority

**Bulk Item:** Yes ☐ No ☒

**Contact Person:** Mark Rosch

**Agenda Item Wording:** Approval to purchase Tract A, Caribbean Heights on Key Largo for conservation.

**Item Background:** This acquisition is proposed pursuant to BOCC Resolution 39-2004, which calls for the Land Authority to purchase natural areas consisting of at least two acres of upland native habitat located outside the Conservation and Natural Area. The Land Authority has already purchased 2.31 acres within the subject natural area on the bayside of Key Largo at MM 98. The property proposed for purchase today will protect an additional acre of the site. The property's zoning is Suburban Residential (SR) and the vegetation is tropical hardwood hammock with a disturbed area.

Following initial restoration work in the parcel's disturbed area, land stewardship needs for this property are anticipated to be low.

The Executive Director has executed the Land Authority's standard purchase contract for this transaction. The agenda packet spreadsheet lists the legal description, purchase price, and estimated closing costs.

**Advisory Committee Action:** On August 24, 2005 the Committee voted 4/0 to approve this acquisition.

**Previous Governing Board Action:** Sitting as the BOCC, the Board approved Resolution 39-2004 on January 21, 2004.

**Contract/Agreement Changes:** N/A

**Staff Recommendation:** Approval

**Total Cost:** \$254,960.00

**Budgeted:** Yes ☒ No ☐

**Cost to Land Authority:** \$254,960.00

**Source of Funds:** Land Authority  
(Tourist Impact Tax and State Park Surcharge)

**Approved By:** Attorney ☒ County Land Steward ☒

**Executive Director Approval:**

  
Mark J. Rosch

**Documentation:** Included: ☒

To Follow: ☐

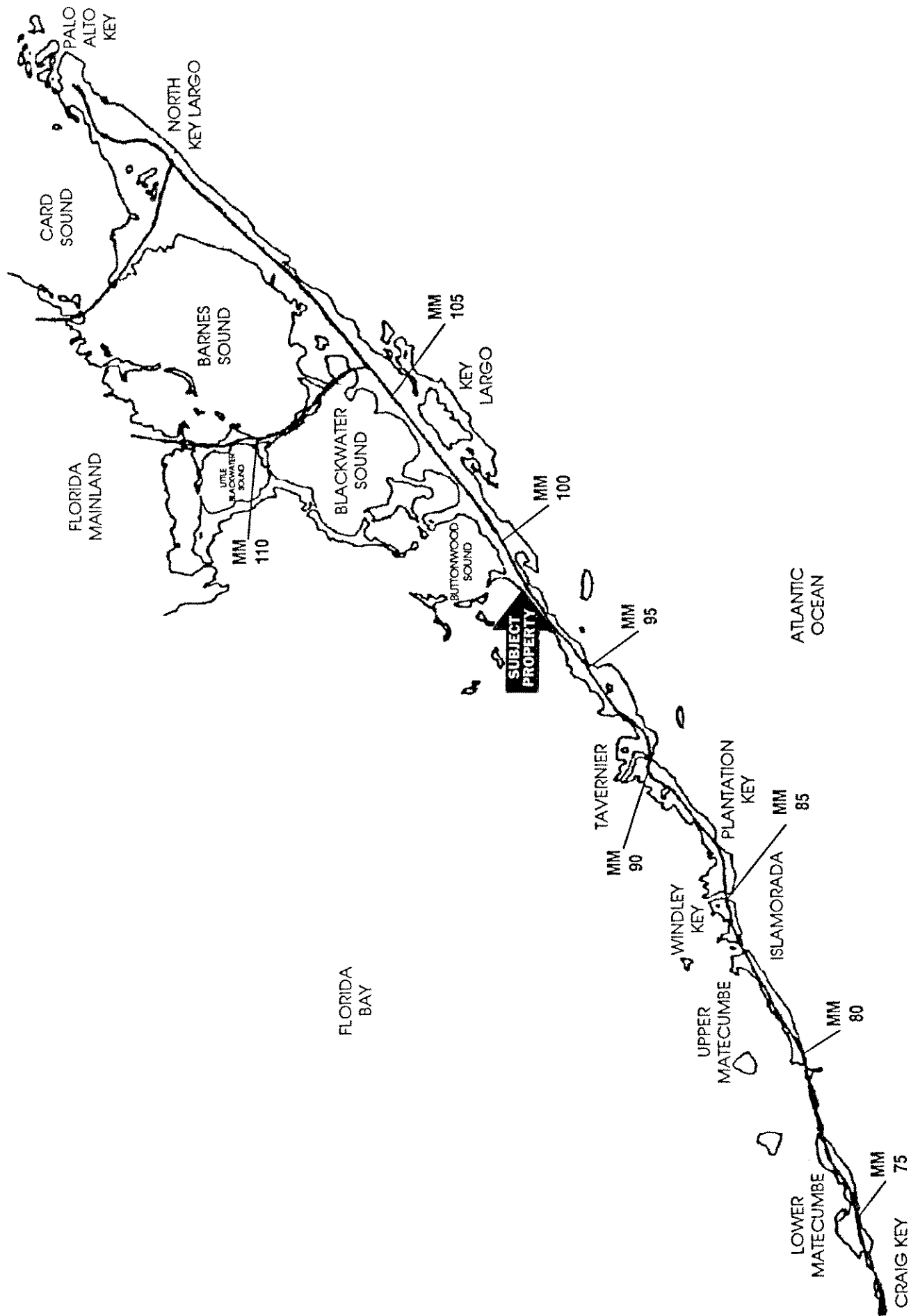
Not Required: ☐

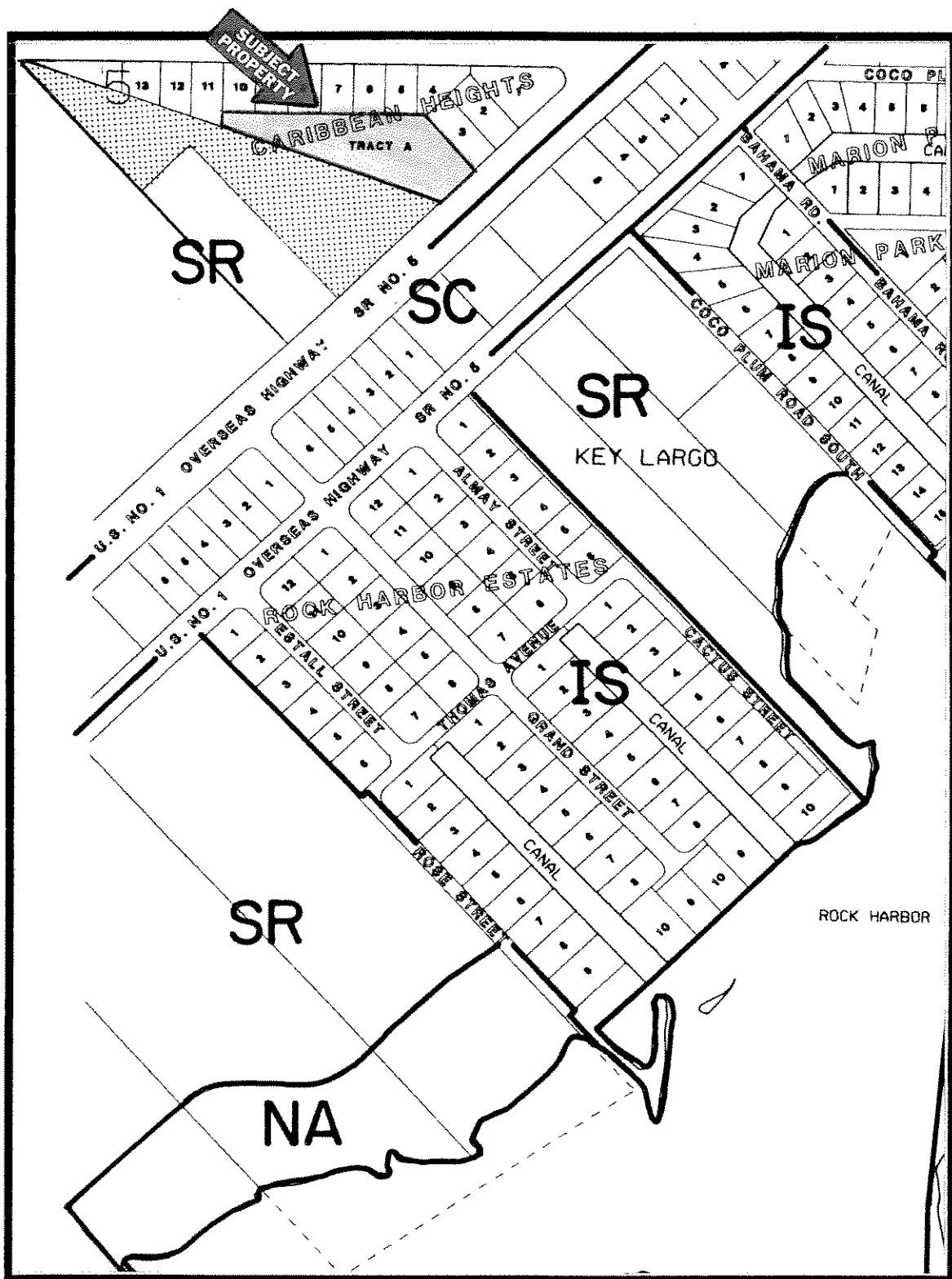
**Disposition:** \_\_\_\_\_

Agenda Item \_\_\_\_\_

**PURCHASE CONTRACTS**  
**10/19/05**

<u>Property</u>	<u>Purchase Price</u>	<u>Envr. Audit, Survey or Clean-up</u>	<u>Title Insurance</u>	<u>Attorney Fee</u>	<u>Recording Fee</u>	<u>Acquisition Total</u>
<b>Caribbean Heights (PB 3-129)</b>						
<b>Tract A</b>						
(Tsipilis)	\$250,000.00	\$3,000.00	\$1,450.00	\$500.00	\$10.00	\$254,960.00





Mile Marker 98.4 Island Key Largo

Property Caribbean Heights Subdivision and RE #00090680-000000 (Do-It Corporation)

SUBJECT  
PROPERTY

COCO PLUM ROAD NORT

U.S. 1 OVERSEAS HIGHWAY (SR 5)

U.S. 1 OVERSEAS HIGHWAY (SR 5)

THOMAS AVENUE

GRAND

STREET